

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address  Stella Havkin, #134334 Havkin & Shrago Attorneys at Law 5950 Canoga Avenue, Suite 400 Woodland Hills, CA 91367 Telephone: (818) 999-1568 Facsimile: (818) 305-6040 Email: stella@havkinandshrago.com  <input type="checkbox"/> Individual appearing without attorney <input checked="" type="checkbox"/> Attorney for: Wesley H. Avery, Chapter 7 Trustee	FOR COURT USE ONLY
<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - LOS ANGELES DIVISION</b>	
In re: EVERARDO RODRIGUEZ AND MIRIAM RODRIGUEZ,          Debtor(s).	CASE NO.: 2:19-bk-21524-NB CHAPTER: 7
	<b>NOTICE OF SALE OF ESTATE PROPERTY</b>

<b>Sale Date:</b> 10/27/2020	<b>Time:</b> 2:00 pm
<b>Location:</b> 255 E. Temple Street. Los Angeles, California 90210	

**Type of Sale:** ☒ Public ☐ Private **Last date to file objections:** 10/13/2020

**Description of property to be sold:** Single Family Residence  
2101 Wildwood Drive, Forney Texas 75126.

**Terms and conditions of sale:**  
As is where is.

**Proposed sale price:** \$ 177,000.00

**Overbid procedure (if any):**

\$5,000 increment with first overbid and \$2,000 thereafter.

**If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:**

October 27, 2020 at 2:00 p.m. via Courtcall.

**Contact person for potential bidders (include name, address, telephone, fax and/or email address):**

Stella Havkin  
5950 Canoga Avenue, Suite 400  
Woodland Hills, California 91367  
Telephone: 818 999-1568  
Facsimile: 818 305-6040  
email: stella@havkinandshrago.com

Date: 09/24/2020

## PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is:  
5950 Canoga Avenue, Suite 400, Woodland Hills, CA 91367

A true and correct copy of the foregoing document entitled (*specify*): Notice of Estate Sale

will be served or was served ☐ on the judge in chambers in the form and manner required by LBR 5005-2(d) and ☐ in the manner stated below:

**1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):** Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On (*date*) 09/30/2020, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

havkinlaw@earthlink.net; stella@havkinandshrago.com ustpreion16.la.edf@usdoj.gov marcusgomez@verizon.net  
wes@averytrustee.com, C117@ecfbis.com; lucy@averytrustee.com; alexandria@averytrustee.com  
christinao@mclaw.org, CACD\_ECF@mclaw.org; mcecfnotices@ecf.courtdrive.com melissa@apnagellaw.com  
claims@recoverycorp.com

☐ Service information continued on attached page

**2. SERVED BY UNITED STATES MAIL:**

On (*date*) 09/30/2020, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☒ Service information continued on attached page

**3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL** (*state method for each person or entity served*): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on (*date*) \_\_\_\_\_, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

09/30/2020

Stella Havkin

*Date*

*Printed Name*

/s/ Stella Havkin

*Signature*

Label Matrix for local noticing  
0973-2  
Case 2:19-bk-21524-NB  
Central District of California  
Los Angeles  
Fri Sep 25 16:17:07 PDT 2020

Toyota Motor Credit Corporation  
c/o Bonial & Associates, P.C.  
30021 Tomas, Suite 110  
Rancho Santa Margarita, CA 92688-2128

Los Angeles Division  
255 East Temple Street,  
Los Angeles, CA 90012-3332

Ascentium Capital  
23970 US HWY 59 N  
Kingwood, TX 77339

Bayview Loan Servicing LLC  
P.O. Box 65091  
Dallas, TX 75265

Bayview Loan Servicing, LLC  
4425 Ponce De Leon Blvd  
5th Floor, BK Dept  
Coral Gables, Florida 33146-1873

Capital One, N.A.  
c/o Becket and Lee LLP  
PO Box 3001  
Malvern PA 19355-0701

Citibank, N.A.  
5800 S Corporate Pl  
Sioux Falls, SD 57108-5027

Department Stores National Bank  
c/o Quantum3 Group LLC  
PO Box 657  
Kirkland, WA 98083-0657

FRANCHISE TAX BOARD  
BANKRUPTCY SECTION MS A340  
PO BOX 2952  
SACRAMENTO CA 95812-2952

INTERNAL REVENUE SERVICE  
P.O. Box 7346  
Philadelphia, PA 19101-7346

(p)JEFFERSON CAPITAL SYSTEMS LLC  
PO BOX 7999  
SAINT CLOUD MN 56302-7999

LVNV Funding, LLC  
Resurgent Capital Services  
PO Box 10587  
Greenville, SC 29603-0587

Midland Funding LLC  
Po Box 2011  
Warren MI 48090-2011

(p)PORTFOLIO RECOVERY ASSOCIATES LLC  
PO BOX 41067  
NORFOLK VA 23541-1067

Toyota Motor Credit Corporation  
PO Box 9013  
Addison, Texas 75001-9013

United States Trustee (LA)  
915 Wilshire Blvd, Suite 1850  
Los Angeles, CA 90017-3560

Wells Fargo Bank, N.A., Wells Fargo Card Ser  
PO Box 10438, MAC F8235-02F  
Des Moines, IA 50306-0438

Wheels Financial Group, LLC dba 1-800LoanMar  
15400 Sherman Way, Ste. 170  
Van Nuys, CA 91406-4272

Everardo Rodriguez  
11948 Orange Street, Apt. B  
Norwalk, CA 90650-4174

Marcus Gomez  
Law Office of Marcus Gomez  
12749 Norwalk Blvd Ste 108  
Norwalk, CA 90650-8374

Miriam Rodriguez  
11948 Orange Street, Apt. B  
Norwalk, CA 90650-4174

Wesley H Avery (TR)  
758 E. Colorado Blvd., Suite 210  
Pasadena, CA 91101-5407

The preferred mailing address (p) above has been substituted for the following entity/entities as so specified  
by said entity/entities in a Notice of Address filed pursuant to 11 U.S.C. 342(f) and Fed.R.Bank.P. 2002 (g)(4).

Jefferson Capital Systems LLC  
Po Box 7999  
Saint Cloud Mn 56302-9617

Portfolio Recovery Associates, LLC  
POB 41067  
Norfolk VA 23541

(d)Portfolio Recovery Associates, LLC  
c/o Jc Penney  
POB 41067  
Norfolk VA 23541